



**Decision with Statement of Reasons of the First-tier Tribunal for Scotland
(Housing and Property Chamber) under Section 16 of the Housing (Scotland)
Act 2014**

Chamber Ref: FTS/HPC/CV/21/0708

**Re: Property at 32 St Monance Street, Flat 3/1, Glasgow, G21 4UL (“the
Property”)**

Parties:

Mrs Gillian Roberts, 4-4 Craigleith Avenue South, Edinburgh (“the Applicant”)

**Mr Martin McMaster, 32 St Monance Street, Flat 3/1, Glasgow, G21 4UL (“the
Respondent”)**

Tribunal Members:

Alison Kelly (Legal Member)

Decision (in absence of the Respondent)

**The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the
Tribunal”) determined that an order for payment in the amount of £3500 should
be made.**

Background

The Applicant lodged an application on the 22nd March 2021 under Rule 111 of the
First Tier Tribunal for Scotland Housing and Property Chamber (Procedure)
Regulations 2017 (“the Rules”), seeking an order for payment of rent due to the date
of the Tribunal decision, the rent due at the date of the Application being £3500.

Lodged with the application were:-

1. Copy Tenancy Agreement dated 11th November 2019 showing a monthly rent
of £450
2. Rent Statement

The Tribunal accepted the Application, but wrote to the Applicant on 30th March 2021 confirming that if the Applicant wished to seek an amount of arrears due after the date of the application she would need to submit an application to amend the sum sought and intimate it to the Respondent at least 14 days before the Case Management Discussion.

The application was served on the Respondent by Sheriff Officer on 9th April 2021.

Case Management Discussion

The Case Management Discussion (“CMD”) took place by teleconference. The Applicant was represented by her daughter, Emma Reid. There was no appearance by the Respondent nor by any representative on her behalf.

The Tribunal explained the purposes of a CMD in terms of Rule 17 of the Rules.

The Applicant confirmed that she was seeking a payment order for rent arrears. The rent statement showed that the amount due by the Respondent at the time the application was raised was £3500. Miss Reid did not seek to amend that sum. Miss Reid told the Tribunal that the respondent had vacated the property without giving any notice.

Findings in Fact

1. The parties entered into a Tenancy Agreement in respect of the property;
2. The Tenancy Agreement had a commencement date of 11th November 2019;
3. The monthly rent was £450;
4. The Respondent owed rent of £3500 at the time the Application was made.

Reason For Decision

The Respondent owed rent of £3500.

Right of Appeal

In terms of Section 46 of the Tribunal (Scotland) Act 2014, a party aggrieved by the decision of the Tribunal may appeal to the Upper Tribunal for Scotland on a point of law only. Before an appeal can be made to the Upper Tribunal, the party must first seek permission to appeal from the First-tier Tribunal. That

party must seek permission to appeal within 30 days of the date the decision was sent to them.

A.K.

13thMay2021

Legal Member/Chair

Date